



DUNDALK PROFESSIONAL CENTER

40 S. DUNDALK AVENUE | DUNDALK, MARYLAND 21222

FOR
LEASE



MACKENZIE

COMMERCIAL REAL ESTATE SERVICES, LLC

PROPERTY OVERVIEW

HIGHLIGHTS:

- 1,454 SF $\pm$ office suite available (lower level)
- 657 SF $\pm$ (ground level)
- 6-story building, elevator served
- Easy access to major highways I-695, I-95 and I-895, as well as Downtown Baltimore
- Close proximity to the Port of Baltimore



AVAILABLE:

1,454 SF $\pm$ (SUITE 103/104)

657 SF $\pm$ (SUITE G-2)

YEAR BUILT:

1969

PARKING:

45 SURFACE SPACES

ZONING:

RO (RESIDENTIAL OFFICE)

RENTAL RATE:

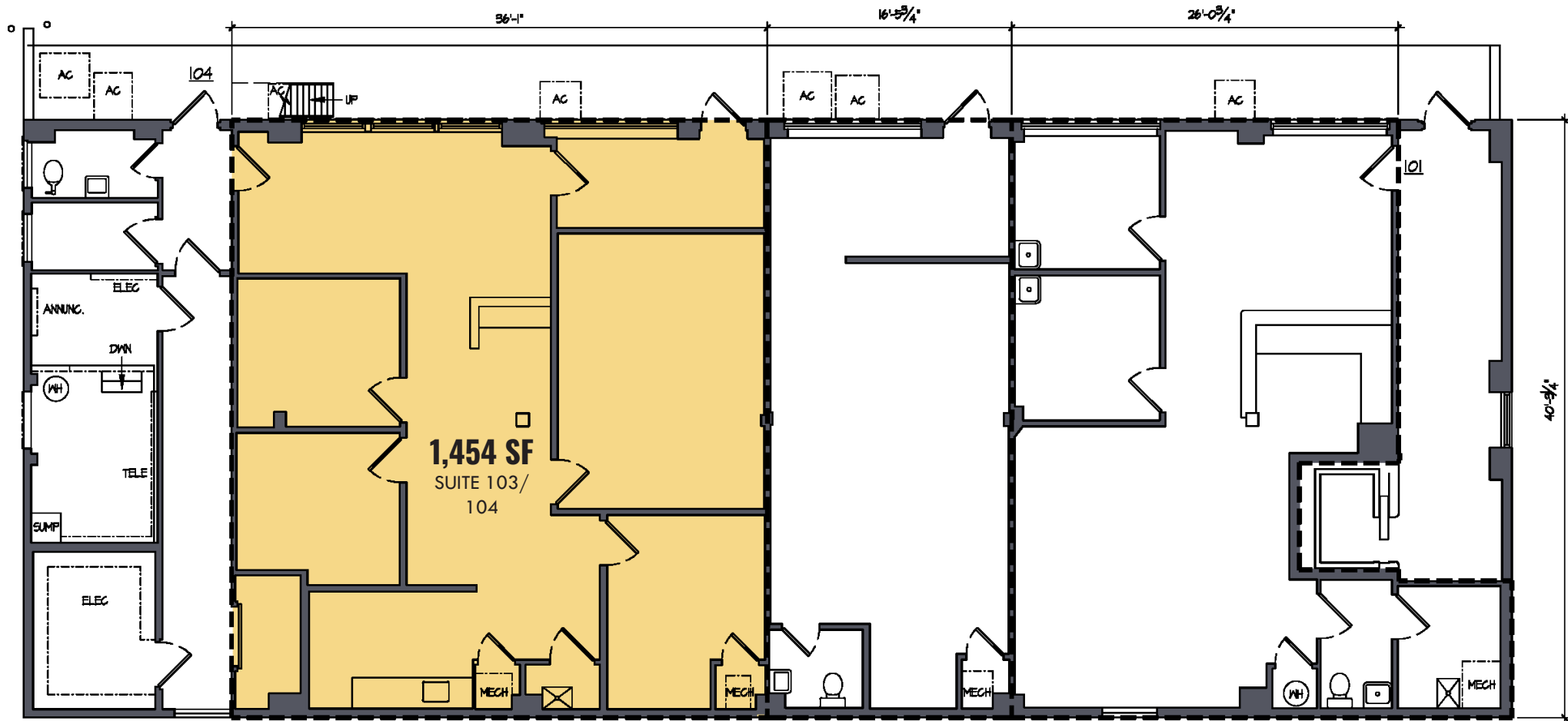
SUITE 103/104: \$15.00 PSF NNN

SUITE G-2: \$20.00 PSF NNN

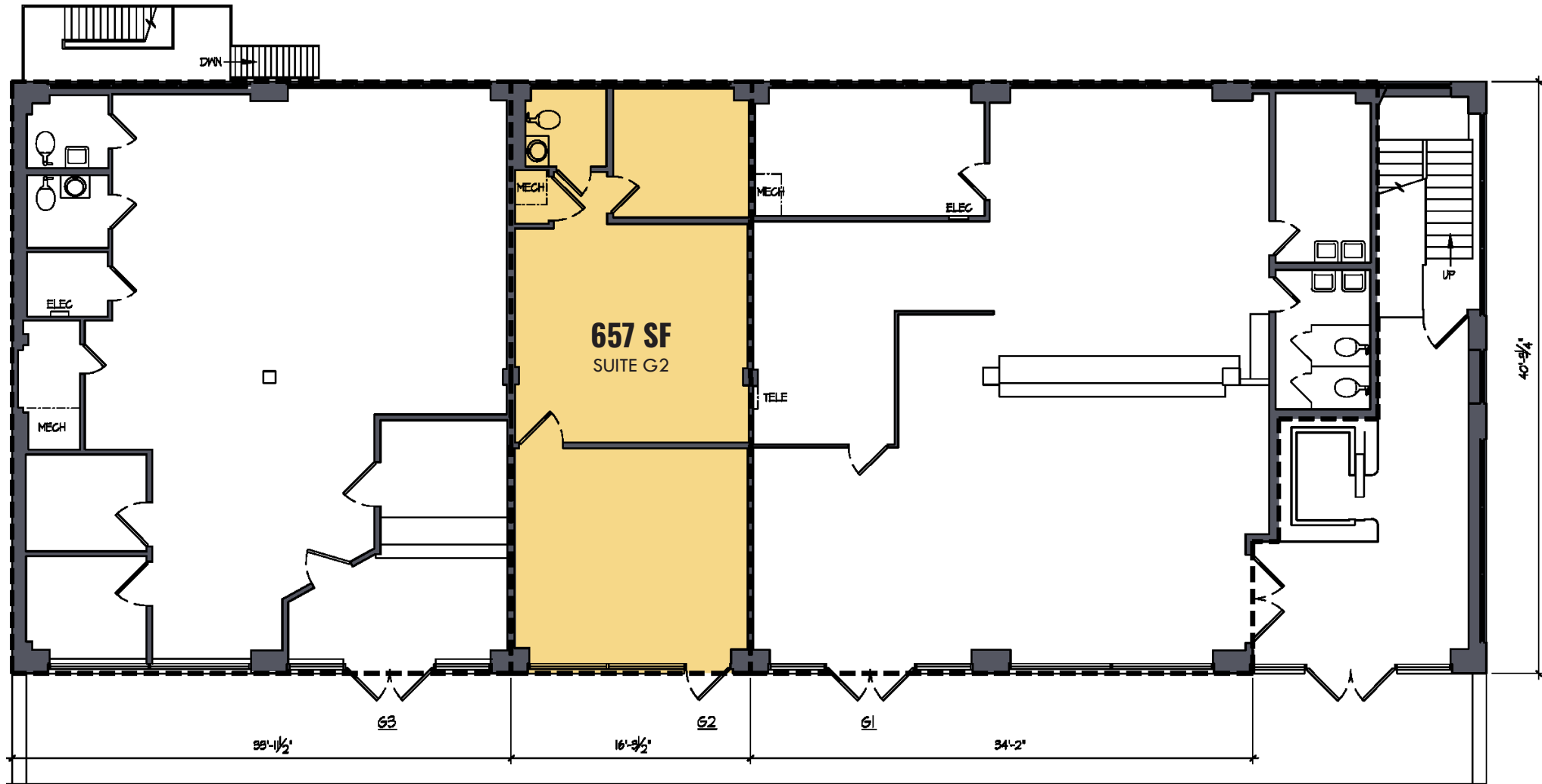


GOOGLE STREET VIEW

FLOOR PLAN: 1ST FLOOR



FLOOR PLAN: **GROUND FLOOR**



LOCAL BIRDSEYE

BALTIMORE



WILLOW SPRING RD

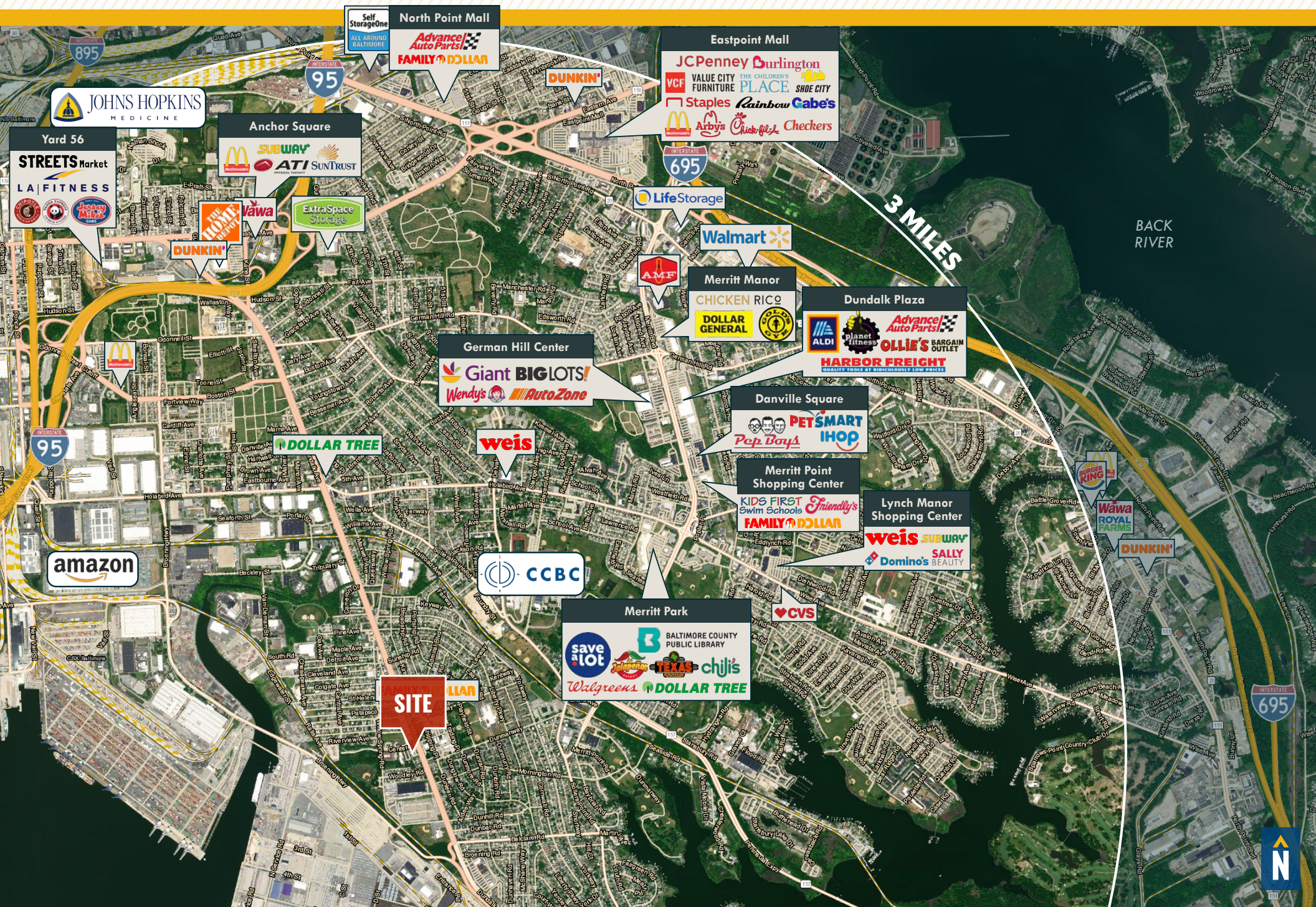
SITE



DUNDALK AVE



DUNDALK TRADE AREA



FOR MORE INFO **CONTACT:**



NICK MAGGIO
REAL ESTATE ADVISOR

410.494.4880
NMAGGIO@mackenziecommercial.com



MIKE RUOCCO
SENIOR VICE PRESIDENT & PRINCIPAL

410.494.4868
MRUOCCO@mackenziecommercial.com



VISIT **PROPERTY PAGE** FOR MORE INFORMATION.



MACKENZIE
COMMERCIAL REAL ESTATE SERVICES, LLC

410-821-8585
2328 W. Joppa Road, Suite 200
Lutherville, MD 21093

OFFICES IN: ANNAPOLIS, MD BALTIMORE, MD BEL AIR, MD COLUMBIA, MD **LUTHERVILLE, MD** CHARLOTTESVILLE, VA

www.MACKENZIECOMMERCIAL.com

No warranty or representation, expressed or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any specific listing conditions imposed by our principals.